

# **Iowa Department of Public Safety**

## **Capital Requests**

**2013**



**Consolidation of District 15 located in Des Moines with our Fleet and Supply Facility located in Des Moines.**

**Consolidation of State Patrol District offices Post 9 in Cedar Falls and State Patrol Post #10 located in Oelwein.**

Throughout the past decade the State Patrol Division of the Department of Public Safety (DPS) has been afforded the opportunity to replace facilities located in Fort Dodge and Davenport, (1996), Des Moines, (1999), Osceola, (2000) and Mason City, (2009). Our 5 year plan is to continue replacing, consolidating or remodeling State Patrol facilities that were constructed mainly in the 1960's.

Today's State Patrol Post's are occupied by agents from other divisions of the DPS which increases the needs of the facility including office space, interview / interrogation rooms and secure storage space for evidence. In conjunction to space comes technology which has enhanced how we communicate, conduct investigations and file reports.

In 2009 the State Patrol took the initiative and closed two district offices, the first office to close was District #5 office in Cherokee. This office had been in Cherokee since 1967 and served 6 counties in the greater Sioux City and Cherokee communities. The second office to be closed in 2009 was in Ottumwa; this office had been open since 1968 and served seven counties in and around the Ottumwa area.

With the advances in technology the State Patrol has found that while consolidating facilities we are able to maintain the quality of enforcement without compromising the level of service that the citizens have come to expect from the Troopers of the State Patrol.

We appreciate the opportunity to bring forward this 5 Year Capital Plan. Our contact person for Infrastructure related questions is Captain Shane Antle; I can be reached at [antle@dps.state.ia.us](mailto:antle@dps.state.ia.us) or telephone number (515) 281-3392. Office Address is c/o Iowa State Patrol, 30 NE 48<sup>th</sup> Place, Des Moines, IA. 50313.

The Iowa State Patrol in an effort to maximize our resources, reduce spending and enhance the overall efficiency of operations would make the following proposal. Consolidation of five (5) facilities into two (2) facilities. Initially, the costs are more, however, over the life of the facilities savings would be recognized through the consolidation of services and elimination of aging facilities.

Consolidation of Post #15 District facility with our Fleet and Supply Warehouse, both facilities are located on the near North side of Des Moines.

State Patrol Post #15 is located at 5912 N.W. 2<sup>nd</sup> Ave. in Des Moines. Prior to 2002 this site was known as Fleet and Supply. This site is located North of Des Moines approximately 2 miles; the facility sits on the West side of 2<sup>nd</sup> Avenue. The facility sits on 1.4 acres of ground, and has approximately 15,000 square feet. The initial building located on this site was built in the early 1950's (1953), since that time there has been four (4) phases of construction that have been added / attached to the original building. Of the total building area, approximately 8,500 square feet is finished for office work space. The remaining unfinished space is used as garage space by State Patrol Communications technicians and by Vehicle Theft officers.

Post 15 is home to 28 state employees. Eight (8) employees who work in Communications, five (5) Communications Technicians, one (1) supervisor "Chief Engineer", one (1) Engineer & one (1) secretary. Employees in Communications are responsible for maintaining the State Patrol Communications network which is located throughout the state. When a sworn member of the DPS reports problems with the radio in their patrol car the trooper / agent may go to patrol communications at Post 15 to have the problem diagnosed and repaired at this facility. Employees will work on in-car police radios and hand held units to ensure that they are working properly. Employees also work on our radar units and mobile vision video cameras at this same location. Post 15 is also home to 20 employees who work in the areas of Vehicle Theft, Motor Carrier Safety Assistance Program (MCSAP), & Technical Accident Investigation.

The majority of the electrical and plumbing distribution in this building is for the most part original including the water pipes for the plumbing and old wiring panels for the electricity. Some minor repairs have been made in the past on sections of the plumbing where water leaks have occurred.

After portions of the piping are removed and examined you can see the corrosion in the pipes has reduced the overall water pressure in the facility. Some of the pipes in this facility are encased in concrete which increases the cost for maintenance and repair.

A good electrical distribution system is important for providing an adequate testing environment for engineers of patrol communications who utilize various types of equipment when working on police radios, police radars and mobile video equipment.

Electrical deficiencies as identified in the vertical Infrastructure Survey completed in 1999 shows an estimated expense of \$316,225.00 for replacement of this electrical distribution system. The electrical system received a “D” rating with an approximate remaining life of two (2) years. The water system also received a “D” rating in the survey with a cost of repair \$4,180.00 and a remaining life estimated at five (5) years from the time that the survey was completed. According to the Overview and Details report submitted in July of 2000 the total cost of deficiencies for this facility equal \$530,270.00

On the Vertical Infrastructure Major Maintenance Rankings dated June 13, 2005 the renovation cost proposed for 2008 was \$330,405.00; the committee recommended that the patrol consider replacement rather than renovation.

Over the past couple years the State Patrol has been exploring the options of making major repairs to the Post 15 facility or seeking an alternative facility. The reason for exploring other facilities for Post 15 is based in part from what the Vertical Infrastructure Committee has recommended to DPS. The Post 15 facility itself needs a lot of work, updating the electrical services and the plumbing utilities have been estimated to exceed \$530,000.00. The sewer system is antiquated and also in need of replacement. These myriad of problems within the facility as well as the Vertical Infrastructure Committee recommendations to pursue alternative options have prompted the need to look elsewhere to house this much needed DPS facility.

As Post 15 deals with numerous amounts of property and evidence from its variety of casework (Vehicle Theft, Technical Collision, Criminal Interdiction, etc.), a best option would be to incorporate the entirety of the Department’s evidence and property storage within and under the control of this facility. One central location would streamline the operations within the Department and thus eliminate the need for permanent property and evidence upgrades to our existing facilities located throughout the state.

### [Iowa State Patrol Fleet and Supply](#)

Iowa State Patrol Fleet and Supply is a warehouse that incorporates both the storage of supplies for the Department and a shop where emergency response vehicles are made ready for service. The facility has a square footage of 26,250 feet of which approximately 1064 feet is conditioned space for offices. The building was built in 1983, the patrol acquired the facility in 2002.

The Supply side of the facility operates with 2 employees who manage the day to day operations of purchasing and distribution of supplies to offices throughout the state. Supply employees provide assistance to all personnel of the Department with the purchase of equipment for their specific needs. They also act as the central warehouse receiving and sending items that are shipped to divisions of the Department.

The Fleet garage is operated with 5 employees who work on patrol vehicles by preparing them for deployment in the field. On the average it takes 3 shifts to prep a patrol car to be issued to a trooper in the field for service. The fleet garage works on vehicles from all divisions of the Department. They also prep vehicles for retirement once a vehicle has reached the mileage limit. Today's patrol cars are equipped with a variety of equipment including police radio, controller for the emergency equipment, lights, siren, video camera, radar and antennas & computer.

### DPS Property / Evidence Storage upgrades recommendation.

Throughout the past 5 years the Department has been working towards gaining certification from the Commission on Accreditation for Law Enforcement Agencies (CALEA). This Commission was formed to develop an accreditation process that provides law enforcement agencies an opportunity to voluntarily demonstrate that they meet an established set of professional standards. The CALEA standards were formed to increase the agency effectiveness and efficiency in the delivery of law enforcement services. By achieving accreditation law enforcement agencies make jurisdictions more attractive to economic and community development, assure government leaders of public safety quality and reinforce confidence that an agency is operating at an acceptable level of standards for the profession. This process has resulted in our Department conducting an in-depth evaluation of our evidence and property handling needs.

The Department of Public Safety's property/evidence control functions and procedures, as well as increased responsibilities require reorganization throughout all of our DPS facilities. These requirements encompass maintaining control and accountability of all property/evidence that is seized by Troopers and Agents of the DPS. These designated areas must be organized, sanitary & vented. They must be of adequate size and configuration to handle the large volumes of property/evidence for the personnel within each facility.

In order to accomplish this, each current DPS facility has identified an area within that facility that can house property/evidence in a safe and secure environment. There has to be high level secure doors and locks ( metal or solid core wood ) in this designated room/area, proper shelving and storage bins or holders, as well as an area to properly log and maintain all property/evidence.

An evidence pass thru station between secure and non-secure areas is required. Door must hinge on the inside of the room in order to not allow for removal of door in order to enter this room without authorization to secure property/evidence. High security locks are a given for these doors. A designated computer work station to assist in this function is paramount. Secure ceilings with solid walls to the ceiling are an important feature as well.

In addition there needs to be a designated area within this property/evidence room that will allow for proper packaging and processing as well as a storage area stocked with adequate supplies to accommodate this responsibility. Drop boxes are needed for temporary storage attached to an outer wall of this area until such time that the designated evidence custodian can enter the property/evidence into this secure area. Sufficient lighting and protection from outside weather are crucial for the preservation evidence. Power ventilation systems are needed for the designated rooms. An alarm system is needed for security reasons.

Statewide the Department has a total of 64 evidence storage locations. Of the 64, 16 locations are designated as permanent evidence storage facilities of which evidence is stored on a long term basis. The cost to upgrade each facility is approximately \$50,000 per facility. If approved we would change the designation of these 16 locations to short term storage and have only one long term storage facility located in Central Iowa. This alone would be a substantial savings to the Department and the State.

The actual estimates and projections should come from an A&E firm that is more suited for making such estimates for design and construction. Other variables may include land acquisition costs, utilities and partnerships with other State of Iowa entities for property and services.

The Department does have an interested party, M & J Properties of Ankeny who have put together a written proposal to facilitate the construction of a new facility, built to our specifications, future ownership of the new facility and/or terms of a lease agreement with the State in exchange for our Fleet and Supply & Post #15 properties.

Consolidation of District Offices: Post #9 in Cedar Falls; Post #10 in Oelwein; Cedar Falls State Radio located in Post #9 & Cedar Rapids State Radio located in Post #11.

Post #9

State Patrol Post #9 is located at 1510 W. 1<sup>st</sup> St. in Cedar Falls. The current facility was built in mid to late 1970's and consists of 9818 square feet. The property that this facility sets upon is owned by the city of Cedar Falls and the state is in under a Quit Claim Deed arrangement whereupon when the state vacates the facility, it goes back to the ownership of the city of Cedar Falls. There are 26 ISP employees (sworn and civilian) currently assigned to this facility. Besides the State Patrol, the Iowa State Patrol Communications Division houses a 24/7 communications site from this facility that serves all of northeast Iowa for the Department's communications needs. There are also 20 employees assigned to this facility that work for the Department of Public Safety's Division of Criminal Investigation, Narcotics Division as well as the State Fire Marshall's Division.

Today's State Patrol Post's are occupied by agents from other divisions of the DPS which increases the needs of the facility including office space, interview / interrogation rooms and secure storage space for evidence. In conjunction to space comes technology which has enhanced how we do investigations and file reports. This facility predates current telephone, electrical and data needs.

In addition to the upgrades that this facility needs we also have to take into account the location of the facility. As growth in the Cedar Falls area has expanded over the last 30 years, this facility once located on the edge of town now finds itself on a major city roadway surrounded by the local community. Our desire is to locate State Patrol facilities along major thoroughfares on major highways where the public has immediate access to our public safety services.

Post #10

State Patrol Post #10 is located at 15239 35<sup>th</sup> St. in Oelwein. The current facility was built in 1967 and consists of 3,072 gross square feet of space. There are 25 employees (sworn and civilian) currently assigned to this facility.

This facility lacks space and efficiency affecting the daily operation of those who work there. The facility is constructed of cement block with exterior veneer. Due to this type of construction, it is very difficult to add needed wiring to accommodate today's electrical, telephone and data needs and is inefficient in heating and cooling needs.

The lower level of this facility consists of a meeting room and storage. It does not meet American's with Disabilities Act (ADA) requirements due to not having an elevator or lift in place. According to the 1999 Vertical Infrastructure Survey, this facility is in need of substantial building upgrades, however, the completion of the upgrades will not rectify the space and/or ADA problems. For this reason, it is difficult to justify additional expenditures to upgrade a facility that cannot accommodate our current needs.

Our proposal is to build a new facility that will centralize the operations of the District 9 office in Cedar Falls, the District 10 office in Oelwein, Cedar Falls State Radio and Cedar Rapids State Radio. By consolidating the district facilities in Cedar Falls and Oelwein, we would replace two obsolete facilities that do not meet our needs into one larger facility that would be more energy efficient, provide the necessary space for the entire DPS family, provide a facility that would comply with FEMA specifications for shelter and would meet the criteria as a forward command post for critical incidents while minimizing any negative impact to our customers.

The third facility, Cedar Rapids State Radio, which is housed in the District 11 office, would be moved to this new facility as well and combine the two State Radio facilities into one. This would free up valuable space at the District 11 office for use by the State Patrol.

This proposal would have some impact on current personnel for relocation, however it is anticipated that this would be minimal as most would not move but continue to commute to the new facility.

The new facility would house all divisions of the Department of Public Safety. Currently, the District 9 facility does not have adequate space to house all the divisions and the District 10 office only houses the Iowa State Patrol. The District 10 facility does not meet the current space needs of the Iowa State Patrol. The DCI and DNE have at different times been housed at offsite locations in Cedar Falls, because of limited space at both Post 9 & 10. This does not provide for smooth operations as a Department and does not promote a teamwork mentality within the Department.

The District 9 office also houses the Cedar Falls State Radio. This facility is located within the heart of Cedar Falls and is not well suited for the operations of the Department, especially the Iowa State Patrol. The property is not owned by the State of Iowa, but is leased to us by the City of Cedar Falls. This facility has gone through some major repairs that have hindered operations and have been done to maintain the facility as a suitable work space and keep operations going. The building and the design has not met our needs as an organization and our space needs have continued to increase for operational purposes and job demands. The building is outdated and recent remodeling has been necessary to correct substandard designs and problems.

This proposal would relocate these facilities into one state of the art facility that is more energy efficient. The new facility will have areas of the building designed for radio communications in a hardened secure area for operations during severe weather. It will provide the adequate space for all divisions to be housed and function together.

We have surveyed the areas along the U.S. Highway 20 corridor from the east side of Waterloo over to Independence, IA. We looked at the space available near the interchanges of this roadway at Evansdale, I-380 and 20 interchange, Jesup and Independence. We felt the most ideal and best suited site was at Independence on the west side of town. We noted that there is development being done west of this interchange on the north side of Hwy 20, a little west of MHI. There is also a space just north of the interchange that is currently a farm field, just south of MHI and across the street. It is of adequate size that could be considered for purchase if necessary. Another suggestion that we felt had very good potential would be to consult with the Department of Human Services to discuss the possibility of constructing a DPS facility on ground already owned by the State on their campus. By building on the campus the additional costs for ground acquisition could be put into the facility. There would be availability of redundancy or backup for utility services such as generator electricity, heat, water and possibly sewer should there be a failure in services due to extreme weather or incidents.

We would recommend using the current design of the new District 8 office as the foundation for the building design. This would allow for a savings in the design phase, again minimizing expenditures that could be put into the construction of the facility. With minor changes, this design would allow for an expanded version of the main floor that would house State Radio and the additional warehouse space by incorporating a basement into the design. The “green building design” will be implemented just as it was for the District 8 office. Energy efficient lighting, passive use of solar for warmth and lighting, geothermal technology for heating and cooling and energy efficient doors and windows would be used.

The design of District 8 will accommodate future growth should the need arise. By applying this design, we would anticipate a building size of approximately 20,000 square feet. This space is anticipated because of the housing of Communications as a whole into the facility. Their operation would require 8 work stations to continue the same level of operations handled by both centers. 2 back up work stations would be incorporated into this plan for special operations in the event of a disaster, such as last year’s floods. We would also incorporate technical support space for the technicians assigned to Communications. The work area would include storage and garage space to work on DPS vehicles that are experiencing radio or other electronic problems.

The Communications Technicians also service the equipment of the center itself and the remote tower sites around the state.

To locate the two communication centers into one will add additional cost to this proposal. The space proposed to house the communications operations will be approximately 7,000 square feet of space. This portion of the facility in our plan is to be hardened and self-sustaining as the command center operation. The installation of new equipment is needed so that the centers are ready and operational so that the transition is seamless and at one time. The technology recommended for this project includes the state of the art equipment that will be compatible with the future transition to the 700 MHz radio frequency and interoperability needs.

This facility would have the appropriate security features for access into the facility and also within the facility. Ethernet fiber would be installed to accommodate operational requirements of the department. The facility would also be required to have a generator system that could operate the facility at a 100% capacity due to the communications operations and the anticipation of this being identified as a forward command post for the eastern and northeastern region of the state. We also recommend the installation of a transfer switch connection to a portable generator system and the inclusion of satellite connectivity for the facility as a redundancy plan.

With the anticipated increase in size, there would be increased construction costs to be compliant with fire code restrictions because of the square footage and number of occupants. (P-8 was just under that threshold so these costs were not incurred.) There would be a significant increase in the parking lot space for this facility since there would be more daily users of the facility and the additional parking spaces needed for district meetings.

Preliminary figures indicate a projected cost of approximate cost of \$4-5M, however to include the costs for the equipment and transition costs for the Communications center would add an approximate \$3M to the facility. It would not be unrealistic to anticipate approximately \$1M for the hardened facility recommendation. Along with contingency costs, a preliminary estimated cost on this project will range from \$8 to \$10M for this project.

The actual estimates and projections should come from an A&E firm that is more suited for making such estimates for design and construction. Other variables may include land acquisition costs, utilities and partnerships with other State of Iowa entities for property and services.

End.